

## **Lewis County Planning Commission**

### **Public Hearing**

Lewis County Courthouse  
Commissioners' Hearing Room – 2nd Floor  
351 NW North St – Chehalis 98532

### **April 10, 2012 - Meeting Notes**

**Planning Commissioners Present:** Mike Mahoney, Russ Prior, Arny Davis, Jim Lowery, Richard Tausch, Clint Brown

**Planning Commissioners Absent:** Bob Guenther

**Staff Present:** Dianne Dorey, Lynn Deitrick, Jerry Basler, Pat Anderson

**Others Present:** Please see sign in sheet

#### **Handouts/Materials Used:**

- Agenda
- Meeting Notes from March 13, 2012
- Staff Report on Public Benefit Rating System
- Assessor Recommendations
- Helsum LLC Application
- Helsum Staff Report
- Smarz Application
- Smarz Staff Report

#### **1. Call to Order**

Chairman Lowery called the meeting to order at 7:00 p.m. The Commissioners introduced themselves.

#### **2. Approval of Agenda**

There were no changes to the agenda.

#### **3. Approval of Meeting Notes**

Commissioner Mahoney made a motion to approve the meeting notes from March 13, 2012; Commissioner Tausch seconded and the motion carried.

#### **4. Old Business**

A. Public Hearing on the Public Benefit Rating System (PBRs)

Chairman Lowery opened the public hearing on the PBRs and recognized Mr. Deitrick.

Mr. Deitrick stated there were two applications that were reviewed by the PBRs committee on February 22, 2012. Both were recommended for approval. One application was from Robert S. Smarz, TPN 016269001000. This is a 10.10 acre parcel zoned agricultural resource land. The second application was from Helsum LLC, TPN 023826002002, approximately 31 acres, also in agricultural resource land.

Mr. Deitrick stated the Planning Commission held a work session on these applications on March 13, 2012. There have been no public comments on either application to date.

Chairman Lowery stated there was another step that was taken before it goes to the Planning Commission.

Mr. Deitrick stated the applications are collected by the Assessor's office and the PBRS committee evaluates the applications through a point system. Both of these were rated above three points which gives them the full benefit. That committee meeting was on February 22, 2012.

No one testified and Chairman Lowery closed the public hearing.

Chairman Lowery asked if the written portion of the hearing should be left open. Mr. Deitrick stated the by-laws have not been changed and they allow for a comment period which is usually five days.

Commissioner Mahoney stated since there has been plenty of time to comment and no one was present at the hearing, he saw no point in leaving the hearing open for written comments.

Mr. Deitrick stated a letter of transmittal is required and that has not yet been drafted. Chairman Lowery stated the Planning Commission has the authority to waive the written comment period, authorize the Chair to sign the letter of transmittal and forward it to the BOCC. Commissioner Davis made that motion, Commissioner Brown seconded. The motion carried.

## **5. Calendar**

The next meeting will be May 8, 2012. There will be an update on the Shoreline Master Plan, the WRIA, Mineral Lake, and a discussion on proposed changes to the Planning Commission by-laws.

Commissioner Prior stated he was curious to know the status of the special events ordinance. Mr. Deitrick stated staff has not found any actions that might require such an ordinance. As it stands now, anyone who wants a special event will go through a special use permit until there is a necessity to put something into the code.

Commissioner Mahoney stated unless emergency management personnel thought there was a need for a change to the code, he would like to leave things the way they are. There are a lot of one and two day events throughout the county that he would not like to see go away.

Commissioner Davis asked if the current events that are held throughout the county would be required to get a permit. Mr. Deitrick stated it would be the unique events, such as barging people across a river that would require a special use permit. At that point life safety issues and emergency access, noise, etc. would be addressed. Issues such as potable water and sewage are things that the county needs to be careful about.

Commissioner Mahoney stated the events that are put on at granges, schools, etc., would not be required to get a permit.

## **6. Good of the Order**

No one wished to speak.

## **7. Adjourn**

The meeting adjourned at 7:15 p.m.